

## REAL ESTATE GOSSIP

## Facilities of Communication Between Virginia and the District.

## CONDITION OF THE RENTAL MARKET

## Problems in Connection With the Development of the Suburbs.

## SOME IMPROVEMENTS

Those who are interested in real estate in Virginia, or who are more broadly concerned in anything which tends to the development of the city and its surroundings, have heard no doubt with a great deal of interest of the proposed completion of the electric road from Alexandria to the end of the Aqueduct bridge. In connection with this bit of information it is also stated that it is contemplated to revive the road to Arlington, and that the Aqueduct bridge piers will be used for street railroad tracks.

If these plans are carried out and the expectations are realized, there will be established between the Virginia side of the

Potomac and the Washington side a rapid and easy mode of communication. It will be the realization of efforts which have been made for a number of years past, and no doubt it will result in as much benefit as the projectors and advocates of improved facilities of communication between Virginia and the District have always maintained would follow their adoption.

Virginia, as, indeed, all the territory contiguous to the city, will be benefited as the center of population expands.

**Virginia as Well as Maryland.**

There seems to be no reason why the overflow of population from this city should not naturally flow into Virginia as well as into Maryland. Already the suburbs of Washington extend for a long distance into Maryland, and also to some extent into Virginia. It is believed that the advantages of a home in Virginia, as well as of owning property there, will be more highly appreciated by the residents of Washington than by those of New York, of communication which are rapid and at the same time inexpensive.

To those who are not familiar with the development of the city in recent years it might seem that the use of the land would be so expert such an expansion of population as would require room for growth in the adjoining states, but, nevertheless, the pop-

**The Rental Market.** As a rule, the present month is a rather dull one in real estate circles, and this year is no exception to the general rule. However, according to the statements made by the various brokers, the demand for houses has begun rather early, and the interest from the propositions already reached it is predicted that the market for rented houses is going to be an active one. According to the calendar, as well as custom, the season of house hunting is now entered in September, but it seems that people are making their preparations for the winter earlier than usual, and, as a result, the demand for houses is being rented. It is, however, only the beginning of the season, as it were, and any further activity of the market must be based on the new year.

It is not claimed by real estate dealers or any one else that there is going to be a great boom this fall, but it is the opinion of men of conservative judgment that the fall season will show a volume of business much larger than for the corresponding period of last year, and one, in addition, that will afford a reasonable basis of hope that the spring season will be one of marked activity.

**Suburban Development.**

A good deal of attention is being paid by investors and others to the problem of su-

It is recognized that a large proportion of the population of the city have an ambition to own their own homes, or at least if they do not aspire to ownership, they wish to secure homes for the use of their families which will be as comfortable and as pleasant as the small rental dwellings in which they can do better for the same amount of money in one part of the city than in another. The population of the city and the population will soon set in that direction. The same principle, it is believed, applies to the suburbs and constitutes one of the most important factors in the growth of the suburban communities or centers of population. The problem is much the same in all cities, and the solution is equally important in an important and vital particular. Here the contrast between the city and the country is not as great as in other cities. For the city is not so crowded, and the wide streets which are shaded by trees and interspersed with parks and adorned with cool, fresh air.

**City vs. Country.**

Here there is no special emphasis to be laid on the advantage of getting away from the close, crowded and unhealthy streets of the city. In other cities the people are almost willing to pay more in order to be rid of such disadvantages. Here the attrac-

anced that in order to persuade those who have no inclination to live in the country to make their homes there an appeal must be made to the pocket. It is shown that people can acquire homes in the country at a less expenditure of cash than could procure the same accommodations in the city. There is no trouble in making such a showing, but it is believed that if greater emphasis were given to the financial feature of suburban development the progress would be more pronounced than it seems to be at present.

**An Apartment House.**

Plans are being prepared by Meyers & Anderson, architects, for an apartment building to be erected on the 14th between Clifton and Oak streets. It is proposed to have it three stories in height, with an interior court and a roof garden. The construction is to be fire-proof.

**Three Fools.**

From the Somerville Journal.

There was a business man who failed  
To win the longest and the truest  
Of riches and prosperity;  
He did not advertise.

There was a lover once who died  
Quite wretched, I suppose,  
Because all through his life he was  
Too bashful to propose.

There was another man whose ways

His neighbors greatly pained,  
Because he didn't know enough  
To go in when it rained.

All three were fools, but worst of all  
To everybody's eyes  
Was he who was a business man  
And didn't advertise.

**A Woman's Question.**

From Life.

"So, sir; you went to that disgusting  
ballet!"

"Yes, darling; I—"

"You ought to be ashamed of yourself;  
but did you see anything that would be a  
good design for a bathing suit?"